



GAIL FARBER, Director

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331

<http://dpw.lacounty.gov>

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

ADOPTED


BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

October 06, 2015

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

#28

October 6, 2015


PATRICK O'QUINN
ACTING EXECUTIVE OFFICER

SET: October 27, 2015 @ 9:30 a.m.

Dear Supervisors:

ANNEXATION AND LEVYING OF SEWER SERVICE CHARGES TO THE CONSOLIDATED SEWER MAINTENANCE DISTRICT OF PARCEL NO. 200-16 WITHIN THE CITY OF PICO RIVERA

**(SUPERVISORIAL DISTRICT 1)
(3 VOTES)**

SUBJECT

This action is to approve annexation of the City of Pico Rivera into the Consolidated Sewer Maintenance District of the County of Los Angeles and levying of sewer service charges on properties within the City of Pico Rivera.

IT IS RECOMMENDED THAT THE BOARD ACTING AS THE GOVERNING BODY OF THE CONSOLIDATED SEWER MAINTENANCE DISTRICT:

1. Adopt the Resolution of Intention to set a public hearing regarding the proposed annexation of territory within the City of Pico Rivera to the Consolidated Sewer Maintenance District and the levying of sewer service charges within the annexed parcel.
2. In accordance with Health and Safety Code Sections 4897 through 4899, instruct the Director of Public Works or her designee to post notices of the hearing in at least three conspicuous places in the territory proposed to be annexed and in at least three conspicuous places in the Consolidated Sewer Maintenance District. The notices shall contain a description of the territory proposed to be annexed; the date, time, and location of the hearing; and shall be posted not less than three weeks prior to the date set for the hearing.
3. In accordance with Health and Safety Code Section 4899, instruct the Acting Executive Officer of the Board to publish the notices once a week for two consecutive weeks in both English and Spanish

newspapers.

AFTER THE PUBLIC HEARING, IT IS RECOMMENDED THAT THE BOARD ACTING AS THE GOVERNING BODY OF THE CONSOLIDATED SEWER MAINTENANCE DISTRICT:

After considering any testimony and objections to the proposed annexation:

- a. Find that the annexation and levying of sewer service charges are to meet operational expenses to maintain service within the proposed annexation areas and are statutorily exempt from the California Environmental Quality Act.
- b. Find that the parcel proposed to be annexed will be benefited by the annexation, authorize the boundaries of the Consolidated Sewer Maintenance District to be altered to include such benefited parcel, and order levying of sewer service charges within the annexed parcel to be effective in Fiscal Year 2016-17.
- c. Adopt the Property Tax Transfer Resolution approving and accepting negotiations that there will be no exchange of property tax revenues from the annexation of the parcel.
- d. Instruct the Director of Public Works or her designee to file the statement of boundary change with the State Board of Equalization and the County of Los Angeles Assessor's office.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The purpose of the recommended actions is to annex the City of Pico Rivera (City) to the Consolidated Sewer Maintenance District (District) and to levy sewer service charges on properties within the City.

On August 25, 2015, the City Council adopted City Resolution No. 6826, requesting annexation of all City territory currently being served by the City's local sanitary sewer system into the District for improved operation, maintenance, and management of the City's sewers. The City currently maintains its sewers and funds the operations through the collection of sewer service charges on property owners' annual tax bills. The City's sewer service charge rate is the same as the District's, and the rate will not change upon annexation.

Approval of the proposed annexation will allow the District to maintain the local sanitary sewers within the City. The sewer service charge to be levied on the annexed parcel is to provide funding for the District to maintain the sewer facilities in compliance with the State Water Resources Control Board's regulatory requirements and Public Health standards.

Implementation of Strategic Plan Goals

The Countywide Strategic Plan directs the provisions of Operational Effectiveness/Fiscal Sustainability (Goal 1), Community Support and Responsiveness (Goal 2), and Integrated Services Delivery (Goal 3). Annexing additional parcels into the District and levying charges will ensure sufficient funds are generated for the continued maintenance of the sewer system in a cost-effective, safe, and environmentally sound manner.

FISCAL IMPACT/FINANCING

There will be no impact to the County General Fund. Upon approval by the Board, this action will generate an estimated \$960,000 in additional annual revenue to the District effective July 1, 2016, to provide for ongoing sewer maintenance operations. The additional revenue will be included in the District's Fiscal Year 2016-17 Budget.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

These recommended actions are required to annex parcels that will benefit from sewers maintained by the District.

The areas to be included are located within the City. The procedures to annex territory into the sewer maintenance districts are set forth in Health and Safety Code Section 4895 et seq. In order to annex territory located within a city, these procedures require consent of the governing body of such city. The City has adopted a resolution granting consent and jurisdiction to the County of Los Angeles (County) for the inclusion of sewer areas within the City into the District (Enclosure D).

In order to effectuate an annexation, Section 4896 of the Health and Safety Code requires the Board, by resolution, to fix a time and place for a public hearing regarding the proposed annexation. Consistent with this requirement, the Resolution of Intention (Enclosure A) identifies the areas proposed to be annexed. Sewer service charges shall be determined in accordance with Title 20, Divisions 2 and 3 of the Los Angeles County Code.

In accordance with Health and Safety Code Sections 4897 through 4899, the Department of Public Works shall post the required notices of the public hearing (Enclosure B) in at least three conspicuous places in the territory proposed to be annexed and in at least three conspicuous places in the District at least three weeks prior to the date of the hearing.

Because the District will be performing the same services that are currently being performed by the City and the same fee will be imposed upon each property within the annexed territory that is currently being charged, this annexation will not result in a new or increased fee that would be subject to the requirements of Proposition 218 (California Constitution, Article XIII D, Section 6).

As required by Section 4899 of the Health and Safety Code, the Board shall direct the Acting Executive Officer to publish a notice of the hearing in a newspaper of general circulation once a week for two successive weeks.

Pursuant to Section 99 of the Revenue and Taxation Code, there will be no exchange of property tax revenues as a result of this action.

The Director of Public Works or her designee shall file the necessary statement of boundary change with the State Board of Equalization and the County Assessor's office as required by Section 54900 of the Government Code and Section 99 of the Revenue and Taxation Code.

This proposal was reviewed by the Director of Public Works or her designee, acting as the County Surveyor, and the County Assessor's office. The boundaries were approved as to definiteness and certainty and are shown on the enclosed legal description.

The Resolution of Intention, Property Tax Resolution (Enclosure C), and Notice of Hearing have been approved as to form by County Counsel.

ENVIRONMENTAL DOCUMENTATION

The proposed annexation and levy of sewer service charges is to fund operating expenses to maintain existing sewers and is exempt from the California Environmental Quality Act (CEQA) pursuant to the Public Resources Code, Section 21080 (b)(8) and Section 15273 (a) of the CEQA Guidelines.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

This action will result in the annexation of an additional 109 miles of sewer lines to the District. The revenue to be generated will be sufficient to fund the increased cost of maintaining the sewers within the new service area. The recommended action will not have a negative impact on current County services or projects.

CONCLUSION

Please return two adopted copies of this letter to the Department of Public Works, Sewer Maintenance Division.

Respectfully submitted,

A handwritten signature in black ink that reads "Gail Farber". The signature is written in a cursive, flowing style.

GAIL FARBER

Director

GF:DJL:sb

Enclosures

c: Assessor
Chief Executive Office (Rochelle Goff)
County Counsel
Executive Office

ENCLOSURE A

**IN THE MATTER OF ANNEXATION OF
PARCEL NO. 200-16 WITHIN THE CITY OF PICO RIVERA**

RESOLUTION OF INTENTION

BE IT RESOLVED by the Board of Supervisors of the County of Los Angeles, State of California, as follows:

SECTION 1. It is hereby found and determined that lateral and/or collecting sanitary sewers have been installed within the hereinafter described territory in said County of Los Angeles; that no provision has been otherwise made for the maintenance and repair of such sewers; that no part of said area is now included within a sewer maintenance district; and that said area is in need of sewer maintenance and should be annexed to the Consolidated Sewer Maintenance District of said County, formed June 3, 1929; and that any city having territory included within the proposed annexation has granted consent and jurisdiction for such annexations.

SECTION 2. That the public interest and convenience require, and it is the intention of said Board of Supervisors to order, that the hereinafter described territory in the County of Los Angeles be annexed to, included within, and known as the Consolidated Sewer Maintenance District, in accordance with Chapter 4, Part 3, Division 5 of the Health and Safety Code, as amended, of the State of California. Said territory shall consist of that portion of said County included within the following exterior boundary lines:

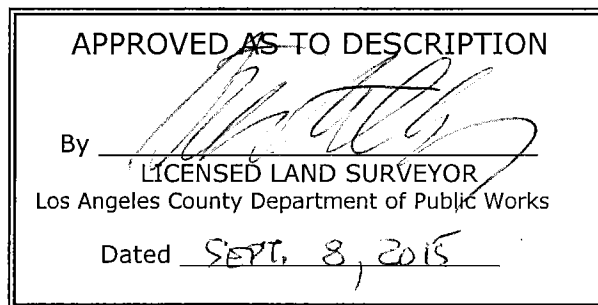
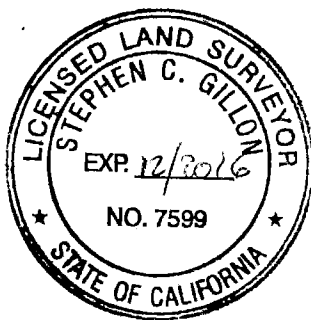
**ANNEXATION TO
CONSOLIDATED SEWER MAINTENANCE DISTRICT
(In the City of Pico Rivera)**

Parcel 200-16

All that certain real property, situated in portions of Rancho Paso de Bartolo, Rancho Santa Gertrudes, Rancho San Antonio, Rancho San Francisquito, Township 2 South, Range 11 West, S.B.M., and Township 2 South, Range 12 West, S.B.M., lying within the City of Pico Rivera, in the County of Los Angeles, State of California, as said city existed on September 3, 2015.

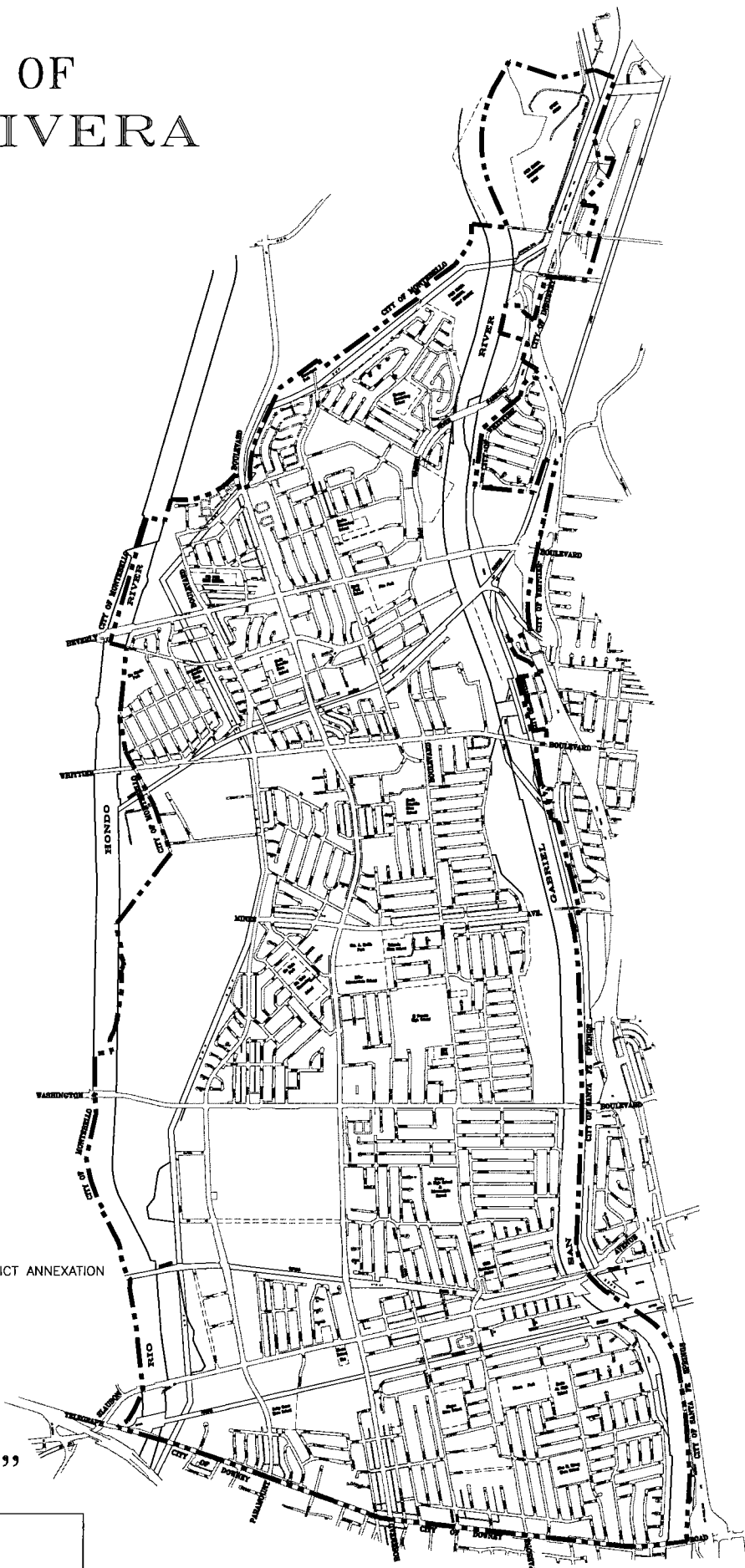
Containing: 5689± acres (8.89± square miles)

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.



NOT TO SCALE

NOT TO SCALE



■■■■ BOUNDARY OF SPECIAL DISTRICT ANNEXATION
AND CITY OF PICO RIVERA

Exhibit "A"



CITY OF PICO RIVERA

DEPARTMENT OF PUBLIC WORKS - ENGINEERING DIVISION

SECTION 3. The amounts to be levied for the expense of such operation and maintenance of the sewer facilities described shall be levied and collected in the same manner and by the same officers as taxes for County purposes are levied and collected. The sewer service charge shall be effective in Fiscal Year 2016-17.

SECTION 4. Sewer service charges shall be determined in accordance with Title 20, Divisions 2 and 3 of the Los Angeles County Code.

SECTION 5. That the public hearing upon the proposed action will be held at 9:30 a.m. on Tuesday, the 27th day of October 2015, which date is not less than three weeks from the adoption of this Resolution, in the Hearing Room of the Board of Supervisors, Room 381, Kenneth Hahn Hall of Administration, 500 West Temple Street, Los Angeles, California 90012, when the proposal and all objections will be heard and passed on by the Board of Supervisors, pursuant to Section 4900 of the Health and Safety Code and Section 99 of the Revenue and Taxation Code.

SECTION 6. That at the public hearing, the Board of Supervisors will hear testimony, consider any objections that may be filed, and determine whether the area proposed for annexation will be benefited by annexation.

SECTION 7. That the Director of Public Works or her designee shall cause to be posted in at least three conspicuous public places in the territory proposed to be annexed as shown on map filed in the Office of the Board of Supervisors, as well as in the Consolidated Sewer Maintenance District, notices of the proposed annexation in the manner and in the form required by law. The Acting Executive Officer of the Board of

Supervisors shall also cause notices, as required by law, to be published once a week for two successive weeks in the local newspaper of general circulation, circulated in the district and in the territory proposed to be annexed, which newspaper is hereby designated as the newspaper most likely to give notice of the hearing to the inhabitants of each.

The foregoing Resolution was adopted by the Board of Supervisors of the County of Los Angeles on the 6th day of October 2015.



PATRICK OGAWA
Acting Executive Officer of the
Board of Supervisors of the
County of Los Angeles

By 

Deputy

APPROVED AS TO FORM:

MARY WICKHAM
Interim County Counsel

By 

Deputy

JT:sb

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ENCLOSURE B

INSTRUCTION SHEET FOR PUBLISHING AND POSTING

LEGAL ADVERTISEMENTS

From Public Works Department

Sewer Maintenance Division

Notice of Hearing with regard to the Proposed Annexation to the Consolidated Sewer Maintenance District of Parcel No. 200-16.

Territory within the First Supervisorial District (Annexation under Health and Safety Code, 1927 Act).

PUBLISHING

Advertise as instructed below. In accordance with Section 4899 of the Health and Safety Code.

Publish in both English and Spanish, in a newspaper of general circulation in the local areas once a week for two successive weeks, as designated in the Resolution.

Time limitation - second publication to be at least 10 days prior to the date of hearing. The date of hearing shall be not less than three weeks after the date of adoption of the Resolution setting the hearing.

We require two copies of the reprint (proofs) of this ad.

Other Instructions:

POSTING

Posting is required in accordance with Sections 4898 and 4899 of the Health and Safety Code. Public Works will prepare and post all notices and will return Affidavit of Posting to the Board of Supervisors approximately one week in advance of date set for hearing.

Other Instructions:

Two copies of certified Board of Supervisors action are required for Sewer Maintenance Division, Department of Public Works, 900 South Fremont Avenue, Alhambra, California 91803.

NOTICE OF HEARING

NOTICE OF THE PROPOSED ANNEXATION OF PARCEL NO. 200-16 IN THE CITY OF PICO RIVERA TO THE CONSOLIDATED SEWER MAINTENANCE DISTRICT

Notice is hereby given that the Board of Supervisors of the County of Los Angeles, State of California, on the 6th day of October 2015, adopted a Resolution of Intention wherein it found and determined that lateral and/or collecting sanitary sewers have been installed within the hereinafter described territory in the County of Los Angeles; that no other provision has been made for the maintenance and repair of such sewers; that no part of the area is now included within a sewer maintenance district; that the area is in need of sewer maintenance and should be included in a sewer maintenance district; and, declared its intention to order, in accordance with Chapter 4, Part 3, Division 5 of the Health and Safety Code, as amended, of the State of California, that the hereinafter described territory in the County of Los Angeles be annexed to, included within, and known as the Consolidated Sewer Maintenance District of said County, formed June 3, 1929, and that no tax reallocation will be required.

Said territory shall consist of that portion of said County included within the boundaries contained in the legal descriptions and maps on file with the Executive Officer of the Board of Supervisors.

A public hearing upon the proposed action will be held at 9:30 a.m. on Tuesday, the 27th day of October 2015, in the Hearing Room of the Board of Supervisors, Room 381, Kenneth Hahn Hall of Administration, 500 West Temple Street, Los Angeles, California 90012, when the proposal and all objections will be heard and passed upon the Board of Supervisors, pursuant to Section 4900 of the Health and Safety Code and Section 99 of the Revenue and Taxation Code.

For North County area residents alternate location to address the Board. Any person interested in viewing or addressing the Board during a regular meeting or hearing may do so at the Lancaster Library located at 601 West Lancaster Boulevard, Lancaster, California 93534. However, if any such person intends to submit documentation to the Board for its consideration prior to the meeting, such documentation shall be submitted to the Executive Office of the Board, Room 383, Kenneth Hahn Hall of Administration, no later than 5 p.m. the day before the scheduled meeting or hearing. Any documentation submitted at the Lancaster site, but not at the Executive Office of the Board, shall become part of the official records for the matter, but will not be disseminated to the Board prior to the Board's action on such matter.

NOTE: This alternate location is being offered as a courtesy, and may not be available if technology fails or if inclement weather closes the facility.

The foregoing notice is given pursuant to said Resolution of Intention and by order of the Board of Supervisors for the County of Los Angeles, State of California.

For further information, please call (626) 300-3390.

NOTICIA DE AUDIENCIA

NOTICIA SOBRE LA PROPUESTA ANEXION DE PARCELA NO. 200-16 DENTRO DE LA CIUDAD DE PICO RIVERA AL DISTRITO CONSOLIDADO DE MANTENIMIENTO DE DRENAJES

Por medio de la presente se da noticia que la Junta de Supervisores del Condado de Los Angeles, Estado de California, en el 6 día de octubre 2015, adoptó una Resolución de Intención en donde se encontró y determinó que la lateral y/o servicio colectivo de drenajes fueron instalados dentro de mas adelante descrito territorio en el Condado de Los Angeles; que ninguna otra provisión ha sido hecha para el mantenimiento y reparación de tales drenajes; que ninguna parte del área esta ahora incluída dentro de un distrito de mantenimiento; que el área esta en necesidad de mantenimiento de drenajes y debería de ser incluída en un distrito de mantenimiento de drenajes; y, en orden declarada la intención, en acuerdo con el Capítulo 4, Parte 3, División 5 del Código de Salud Y Seguridad, como enmendada, del Estado de California, después de que el territorio descrito en el Condado de Los Angeles sea anexado a, incluído dentro, y conocido como el Distrito Consolidado de Mantenimiento de Drenajes de dicho Condado, formado el 3 de Junio de 1929, y que no se necesitará una reasignación de impuestos.

Dicho territorio deberá consistir de tal porción de dicho Condado incluído dentro de los límites contenidos en las descripciones legales y mapas en archivo con el Oficial Ejecutivo de la Junta de Supervisores.

Una audiencia pública sobre la propuesta acción se celebrará a las 9:30 a.m. el Martes, 27 de octubre 2015, en la Cámara de Auditorias (Hearing Room) de la Junta de Supervisores, Room 381, Kenneth Hahn Hall of Administration, 500 West Temple Street, Los Angeles, California 90012, cuando la propuesta y oposiciones serán escuchadas y decretadas por la Junta de Supervisores, conforme a la Sección 4895, et seq. del Código de Salud Y Seguridad (Health and Safety Code) y Sección 99 del Código de Ingresos e Impuestos (Revenue and Taxation Code).

Lugar alternativo para dirigirse a la Junta de Supervisores. Personas interesadas en ver o dirigir comentarios a la Junta de Supervisores durante sesiones regulares o durante audiencias pueden ir a la Biblioteca de Lancaster, localizada en 601 West Lancaster Boulevard, Lancaster, California 93534. Sin embargo, si piensa someter documentación para que la Junta de Supervisores tenga consideración antes de la reunión, la documentación tiene que someterse a la Oficina Ejecutiva de la Junta de Supervisores, Room 383, Kenneth Hahn Hall of Administration, antes de las 5 de la

tarde el día antes de la sesión o audiencia fijada. Documentación sometida en Lancaster y no en la Oficina Ejecutiva de la Junta de Supervisores se volverá parte de los archivos oficiales en el asunto, pero no se diseminará a la Junta de Supervisores antes de que tomen acción en el asunto.

NOTA: El lugar alternativo es ofrecido como una cortesía y no estará disponible si la tecnología falla o si hay que cerrar la oficina debido al mal tiempo.

La consiguiente noticia se da de acuerdo a dicho Intento de Resolución y por orden de la Junta de Supervisores para el Condado de Los Angeles, Estado de California.

Para más información, favor de llamar al teléfono (626) 300-3309.

ENCLOSURE C

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
COUNTY OF LOS ANGELES, CALIFORNIA
APPROVING AND ACCEPTING NEGOTIATIONS
THAT THERE WILL BE NO EXCHANGE OF PROPERTY TAX REVENUES
FROM THE ANNEXATION OF PARCEL NO. 200-16
TO THE CONSOLIDATED SEWER MAINTENANCE DISTRICT

WHEREAS, pursuant to Section 99 of the Revenue and Taxation Code, prior to the effective date of and jurisdictional change, the governing bodies of all agencies whose service areas or service responsibilities would be altered by such change must determine the amount of property tax revenues to be exchanged between the affected agencies and approve and accept the negotiated exchange of property tax revenue by resolution; and

WHEREAS, the Board of Supervisors of the County of Los Angeles is required to negotiate any exchange of property tax revenues on behalf of special districts located within the County; and

WHEREAS, the Board of Supervisors, acting on behalf of the County of Los Angeles and the Consolidated Sewer Maintenance District, has determined the amount of property tax revenues to be exchanged as a result of the annexation of Parcel No. 200-16.

NOW, THEREFORE, BE IT RESOLVED, as follows:

1. The negotiated exchange of property tax revenues resulting from the annexation of Parcel No. 200-16 to the Consolidated Sewer Maintenance District, entitled Annexation No. 200-16 is approved and accepted.
2. For fiscal years commencing on and after July 1, 2016, no transfer of property tax revenues shall be made as a result of this action.

The foregoing Resolution was adopted by the Board of Supervisors of the
County of Los Angeles on the _____ day of _____ 2015.

PATRICK OGAWA
Acting Executive Officer of the
Board of Supervisors of the
County of Los Angeles

By _____
Deputy

APPROVED AS TO FORM:

MARY WICKHAM
Interim County Counsel

By 
Deputy

JT:sb
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ENCLOSURE D

STATE OF CALIFORNIA)
)
COUNTY OF LOS ANGELES)

§

I, Anna M. Jerome, City Clerk of the City of Pico Rivera, do hereby certify that the foregoing Resolution, being Resolution No. 6826 was duly adopted by the City Council of the City of Pico Rivera at a regular meeting of the City Council duly held on August 25, 2015, and thereafter was duly signed by the Mayor of the City of Pico Rivera.


City Clerk

RESOLUTION NO. 6826

**A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF PICO RIVERA, CALIFORNIA, GRANTING
CONTINUOUS CONSENT AND JURISDICTION TO
THE COUNTY OF LOS ANGELES FOR THE
INCLUSION OF THE CITY OF PICO RIVERA WITHIN
A COUNTY SEWER MAINTENANCE DISTRICT**

WHEREAS, currently the City does not have the resources, staff, or the equipment necessary to maintain sanitary sewers; and

WHEREAS, it appears in the public interest and convenience that all areas served by sanitary sewers in the City of Pico Rivera be included in a County sewer maintenance district.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PICO RIVERA DOES RESOLVE AS FOLLOWS:

SECTION 1. That the public interest and convenience require all territory served by sanitary sewers within the boundaries of the City of Pico Rivera to be included in a County sewer maintenance district formed for the purpose of maintaining local sanitary sewers pursuant to Chapter 4, Part 3, Division 5 of the Health and Safety Code, as amended, or Chapter 26, Part 3 Division 7 of the Streets and Highways Code, as amended, of the State of California.

SECTION 2. That pursuant to the authority vested in it by Section 4894 of said Health and Safety Code, or Section 5837 of said Streets and Highways Code, the City Council, being the legislative body of the City of Pico Rivera, hereby consents, subject to Section 3 below, to the inclusion of City territory designated in Exhibit "A", attached hereto and incorporated herein by reference, within a County sewer maintenance district, and to the exercise of exclusive jurisdiction by the Board of Supervisors of said County of Los Angeles over all proceedings necessary thereto for the purpose of consummating the same pursuant to applicable laws.

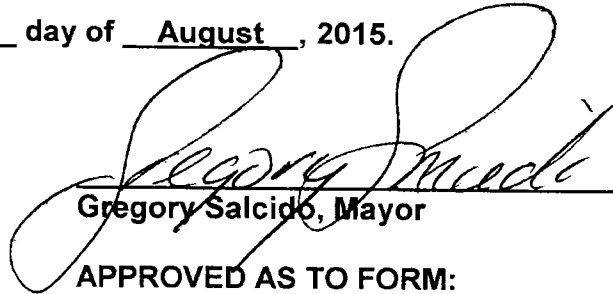
SECTION 3. That said consent and jurisdiction granted to the Board of Supervisors as set forth in Section 2 of this Resolution shall not be construed to request, require, or permit the immediate inclusion of all territory within the City of Pico Rivera in a County sewer maintenance district, but only to request or permit the immediate inclusion of areas that are now served by sewers, or that are assured of having sewer service in the near future. Additional served areas may be included in a sewer maintenance district by annexation proceedings from time to time without securing further consent and grant of jurisdiction from this Council.

SECTION 4. That the City Clerk shall certify to the adoption of this Resolution, and it shall become effective immediately upon adoption.

RESOLUTION NO. 6826

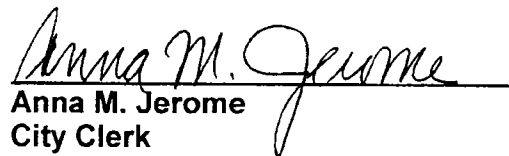
Page 2 of 2

ADOPTED AND APPROVED this 25th day of August, 2015.



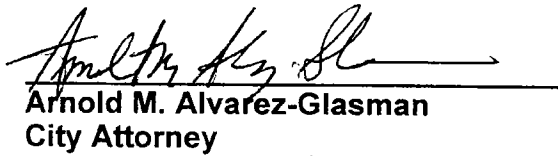
Gregory Salcido, Mayor

ATTEST:



Anna M. Jerome
City Clerk

APPROVED AS TO FORM:



Arnold M. Alvarez-Glasman
City Attorney

AYES: Archuleta, Armenta, Camacho, Tercero, Salcido
NOES: None
ABSENT: None
ABSTAIN: None